

ADOPTED 11/5/87

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

RESOLUTION

BE IT RESOLVED by the Boston Redevelopment Authority that an Order of Taking dated NOV 5 1987 relating to portions of the CHARLESTOWN URBAN RENEWAL AREA, MASS. R-55, be executed together with a Plan entitled, "Boston Redevelopment Authority, Charlestown Urban Renewal Area, Project No. Mass. R-55, Boston Suffolk County, Massachusetts, Delivery Parcel Plan C-2A, Parcels C-2A1, dated June 24, 1987," and made a permanent part of these proceedings, a copy of which the Secretary shall cause to be recorded in the Office of the Registry of Deeds for the County of Suffolk.

A true copy

CERTIFICATE

I hereby certify that the following names constitute the entire membership of the Boston Redevelopment Authority:

Robert L. Farrell
Joseph J. Walsh
James K. Flaherty

Clarence J. Jones
Michael F. Donlan

A true copy

ATTEST:

Kaus Simonian
Secretary of the Boston Redevelopment Authority

COMMONWEALTH OF MASSACHUSETTS
SUFFOLK, SS.

BOSTON REDEVELOPMENT AUTHORITY

ORDER OF TAKING

WHEREAS, the Boston Redevelopment Authority, in accordance with G.L. c. 121B and its predecessor statute G.L. c. 121, adopted and filed in the Suffolk County Registry of Deeds, Book 8069, page 113, an ORDER OF TAKING, dated September 15, 1966, concerning and describing the CHARLESTOWN URBAN RENEWAL AREA, all of the findings, determinations and descriptions set forth therein being incorporated herein by reference and made a part hereof; and

WHEREAS, the Boston Redevelopment Authority has deposited with the Mayor of the City of Boston security to his satisfaction for the payment of such damages as may be awarded in accordance with law to the owner or owners of said area, as required by G.L. c. 79, §40.

NOW, THEREFORE, BE IT ORDERED that the Boston Redevelopment Authority, acting under the provisions of said c. 121B and all other authority thereunto enabling and pursuant to the applicable provisions of said c. 79, and of any and every power and authority to it, granted or implied, hereby takes for itself in fee simple by eminent domain, for the purposes hereinbefore set forth or referred to, the area or areas located in the City of Boston as hereinafter described in ANNEX A, together with any and all easements and rights appurtenant thereto, including any trees, buildings and other structures standing upon or affixed thereto, and including the fee, if any, in all public streets, highways and public ways in said area or areas or contiguous and adjacent to the property taken hereby, provided such fee is a part of said property, except any ~~and all easements~~ of travel in and to any

and all public streets, highways and public ways in said area or areas or contiguous and adjacent thereto.

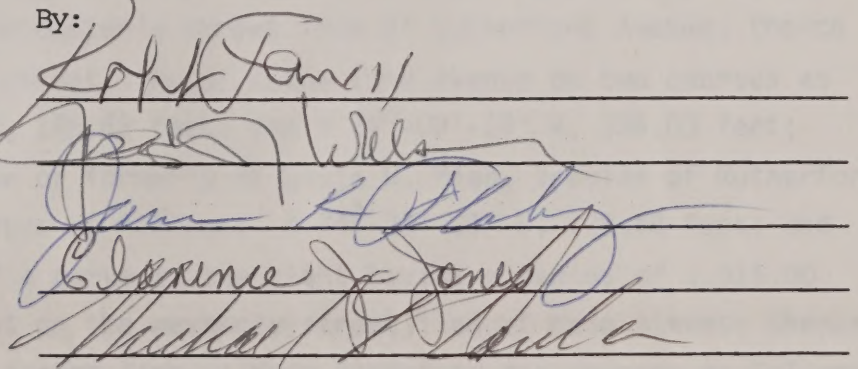
AND FURTHER ORDERED that in accordance with the provisions of the said Chapter 79, as amended, awards are made by the Boston Redevelopment Authority for damages sustained by the owner or owners and all other persons, including all mortgagees of record, having any and all interest in each parcel described in ANNEX A and entitled to any damages by reason of the taking hereby made. The Boston Redevelopment Authority reserves the right to amend the award at any time prior to the payment thereof by reason of a change in ownership or value of said property before the right to damages therefor has become vested or for other good cause shown. The awards hereby made are set forth in ANNEX B, which ANNEX B is not to be recorded in the Registry of Deeds with the Order of Taking.

AND FURTHER ORDERED that the Secretary of the Boston Redevelopment Authority cause this instrument of Taking to be recorded in the office of the Suffolk County Registry of Deeds.

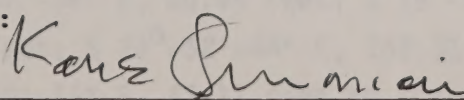
IN WITNESS WHEREOF, we, the following members of the Boston Redevelopment Authority have cause the corporate seal of the Authority to be hereto affixed and these presents to be signed in the name and behalf of the Boston Redevelopment Authority.

DATED: NOV 5 1987 BOSTON REDEVELOPMENT AUTHORITY

By:

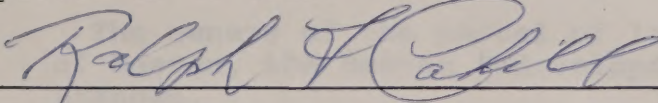


ATTEST:



Secretary of the Boston Redevelopment Authority

Approved as to form:



Ralph F. Cahill, Assistant General Counsel

ANNEX A

CHARLESTOWN URBAN RENEWAL AREA

TAKING AREA DESCRIPTION

The following parcel of land is to be taken by this Order of Taking:

Boston Redevelopment Authority Disposition Parcel C-2A1, containing approximately 61,084 square feet of land, as shown on a plan entitled, "Boston Redevelopment Authority, Charlestown Urban Renewal Area, Project No. Mass. R-55, Boston, Suffolk County, Massachusetts, Delivery Parcel Plan, Parcel C-2A, Parcel C-2A1," dated June 24, 1987, and prepared by Edwards and Kelcey, Inc., Boston, Mass., which Plan is recorded herewith. Parcel C-2A1 is bounded and described as follows:

A certain parcel of land situated in the Charlestown District of the City of Boston, shown on a plan entitled "Boston Redevelopment Authority, Charlestown-Urban-Renewal-Area, Project No. Mass. R-55, Boston-Suffolk County-Massachusetts, Delivery Parcel Plan, Parcel C-2A1, dated June 24, 1987," prepared by Edwards and Kelcey, Inc., said parcel being bounded and described as follows:

Beginning at the southeasterly corner of said Parcel C-2A1 at the intersection of the westerly street line of Main Street and the northerly street line of Baldwin Street; thence running by said northerly street line of Baldwin Street on two courses as follows: S 50°-09'-36" W, 119.16 feet; and westerly along an arc of a curve to the right having a radius of 13.25 feet, 24.62 feet to a point of tangency on the easterly street line of Rutherford Avenue; thence running by said easterly street line of Rutherford Avenue on two courses as follows: N 23°-26'-54" W, 186.62 feet; and N 24°-09'-14" W, 336.03 feet; thence running by land now or formerly of Louis W. Mian, trustee of Rutherford Realty Trust, on two courses as follows: N 74°-29'-09" E, 128.48 feet; and northerly along an arc of a curve to the right having a radius of 1,516.00 feet, 2.04 feet to a point on the westerly street line of Main Street; thence running by said westerly street line of Main Street on six courses as follows: S 18°-07'-36" E, 80.45 feet; S 19°-39'-26" E, 40.78 feet; S 19°-41'-52" E, 16.08 feet; S 24°-52'-44" E, 162.31 feet; S 25°-30'-14" E, 144.96 feet; and S 36°-40'-14" E, 43.17 feet to the point of beginning, containing 61,084 square feet of land, more or less.

The owners of the parcel of land hereby taken are the City of Boston, the Boston Redevelopment Authority, and other owners unknown.

ANNEX B

BOSTON REDEVELOPMENT AUTHORITY
CHARLESTOWN URBAN RENEWAL AREA

AWARD OF DAMAGES

No awards are made with this Order of Taking.

MEMORANDUM

NOVEMBER 5, 1987

TO: BOSTON REDEVELOPMENT AUTHORITY
AND STEPHEN COYLE, DIRECTOR

FROM: RICARDO MILLETT, ASSISTANT DIRECTOR
JAMES ENGLISH, DEPUTY DIRECTOR
RALPH CAHILL, ASSISTANT GENERAL COUNSEL

SUBJECT: CHARLESTOWN URBAN RENEWAL AREA, MASS. R-55
CONFIRMATORY ORDER OF TAKING
DISPOSITION PARCEL C-2A-1

EXECUTIVE SUMMARY: To insure the Authority can convey good title unencumbered by any claim. This Order of Taking does not involve acquisition of land award of damages.

On September 10, 1987, Charlestown Economic Development Corporation was granted Final Designation by the Authority Board for Parcel C-2A-1, containing approximately 61,084 square feet and bounded by Rutherford Avenue, Baldwin and Main Streets in Charlestown, for construction of 26 attached townhouses and 6 duplex units into 32 owner-occupied units, 13 of which shall meet the City's affordability guidelines.

It is desired to make an Order of Taking of the above Parcel C-2A-1 in order to ensure that the Authority holds and can convey good title, unencumbered by any claim which might otherwise be asserted against the property.

This order of Taking is requested for title perfection purposes only and does not involve the acquisition of any additional land or the award of any additional damages.

I, therefore, recommend that the Authority adopt the appropriate Order of Taking regarding the above Parcel C-2A-1 in the Charlestown Urban Renewal Area.

C-2A-1

SOMERVILLE

CAMBRIDGE

RENEWAL DISPOSITION PARCEL

CHAMPLAIN

